

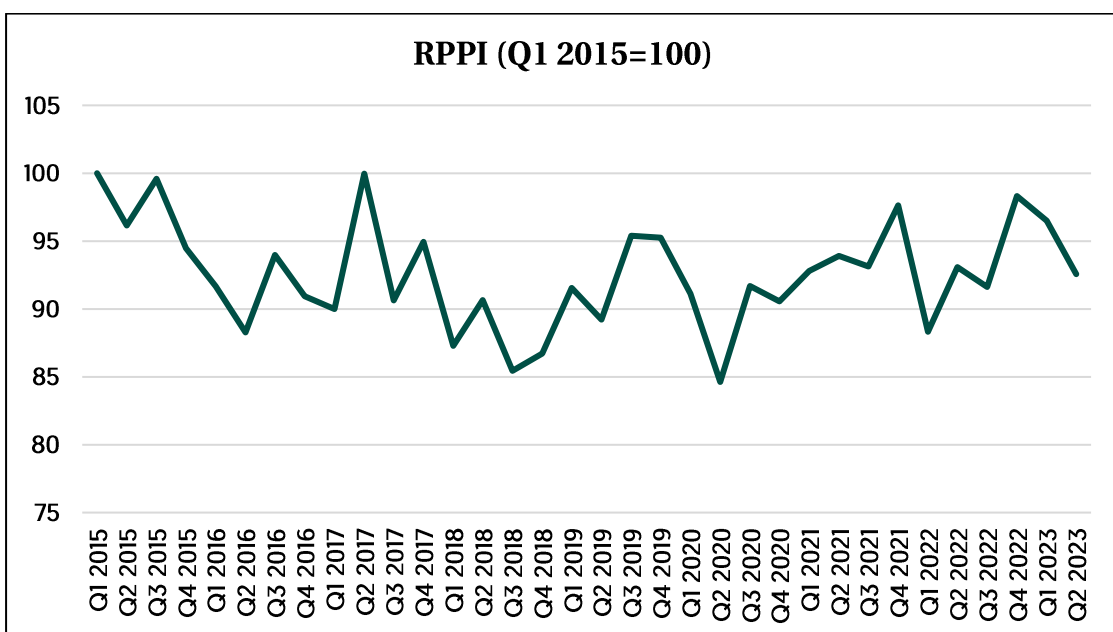


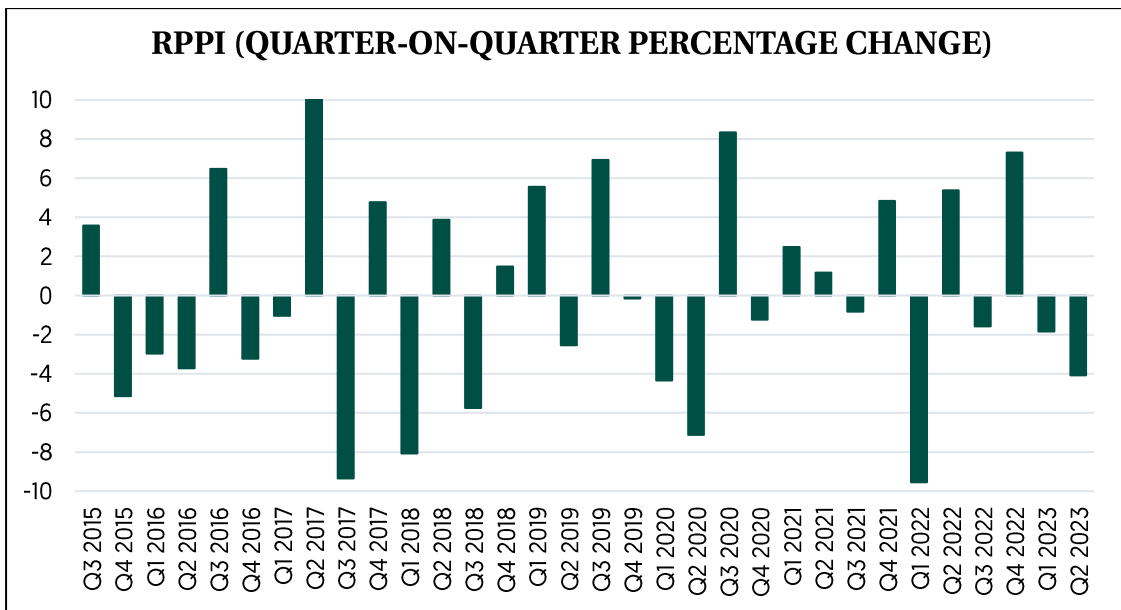
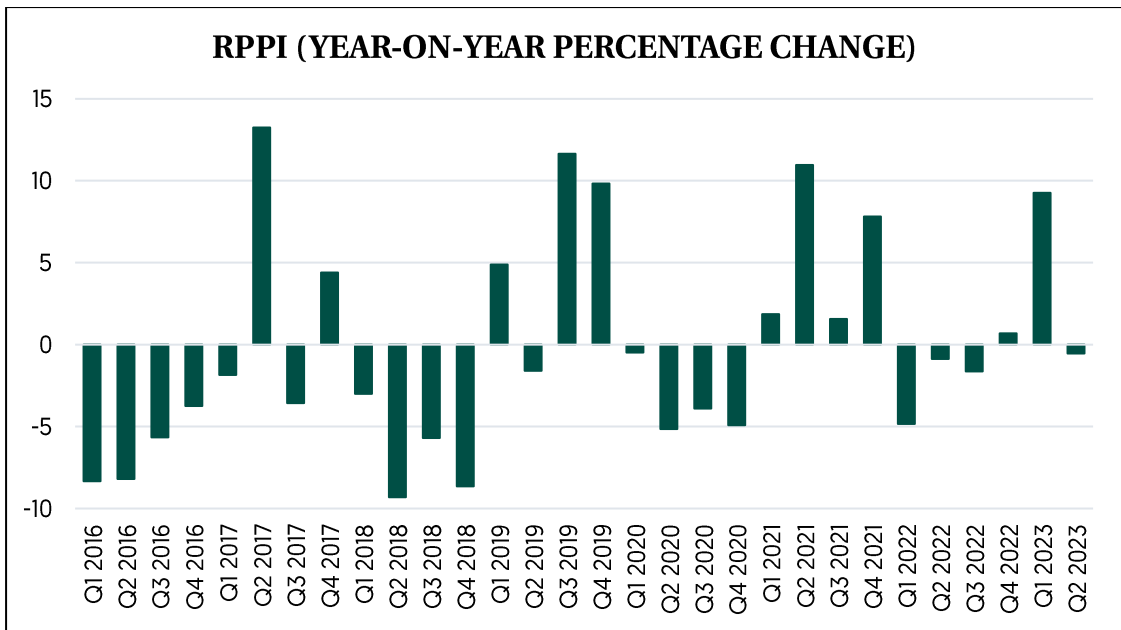
**PRESS RELEASE**

**BRUNEI DARUSSALAM'S RESIDENTIAL PROPERTY PRICE INDEX (RPPI)  
FOR SECOND QUARTER 2023 (Q2 2023)**

1. Brunei Darussalam Central Bank (BDCB) today published Brunei Darussalam's Residential Property Price Index (RPPI) for the second quarter of 2023 (Q2 2023). The index is compiled using data sourced from the banks in Brunei Darussalam, and is published with close cooperation from the Ministry of Development, in particular the Authority for Building Control and Construction Industry (ABCi). RPPI measures the rate at which the prices of private residential properties purchased by households are changing over time.
2. In Q2 2023, the RPPI was at 92.6, showing a decrease of 0.54% year-on-year compared to Q2 2022, and a decrease of 4.08% quarter-on-quarter compared to Q1 2023.

Period	Index (Q1 2015 = 100)	Change (%)	
		From Q2 2022	From Q1 2023
Q2 2023	92.6	-0.54%	-4.08%





- Based on mortgage data obtained from banks, there were 129 transactions for private residential properties in Q2 2023, indicating an increase of 5.74% in the number of transactions compared to Q1 2023 and a decrease of 0.77% compared to a year ago. For Q2 2023, the majority of these transactions were for detached houses (50.4%); followed by terrace houses (25.6%); semi-detached houses (20.9%); apartments (2.3%); and land (0.8%).

4. The overall median purchase price for all types of private residential properties was BND252,000 in Q2 2023, an increase of 1.0% compared to Q2 2022 and an increase of 0.4% compared to Q1 2023. The median purchase prices for specific types of properties were BND300,000 for detached houses; BND258,000 for semi-detached houses; BND200,000 for terrace houses; BND260,000 for apartments; and BND165,000 for land. The median price is widely used compared to the average or mean price in RPPI compilation as it is less influenced by a small number of unusually-priced properties within the house price distribution.
5. In terms of location, the majority of properties purchased in Q2 2023 were located in the Brunei-Muara district (108 properties), followed by Belait district (12 properties), Tutong district (8 properties) and Temburong district (1 property). In addition to this, the top 5 *Mukim* that recorded the most purchases of private residential properties in Q2 2023 were Sengkurong, Kilanas, Gadong, Mentiri and Berakas 'B'.

Number of Transactions in Q2 2023 by District	
Brunei Muara	108
Belait	12
Tutong	8
Temburong	1

Top 5 Mukim with Most Purchase Transactions in Q2 2023	
Sengkurong	30
Kilanas	24
Gadong	13
Mentiri	10
Berakas B	10

6. The published statistics and index should only be treated as general information. One should not rely solely on these data to draw specific conclusions on a particular private residential property as property values vary with location, land size, floor area, and so on.
7. For more information on RPPI, members of the public may refer to the technical notes on the methodology and updated statistics on the BDCB website at [www.bdcb.gov.bn](http://www.bdcb.gov.bn). Updates on the RPPI will also be available via BDCB's Instagram account @centralbank.brunei.

**Brunei Darussalam Central Bank**

Date: 19 Safar 1445H/5 September 2023M

Reference: BDCB/COMMS/3